

# Local Market Update – August 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Hopkinton

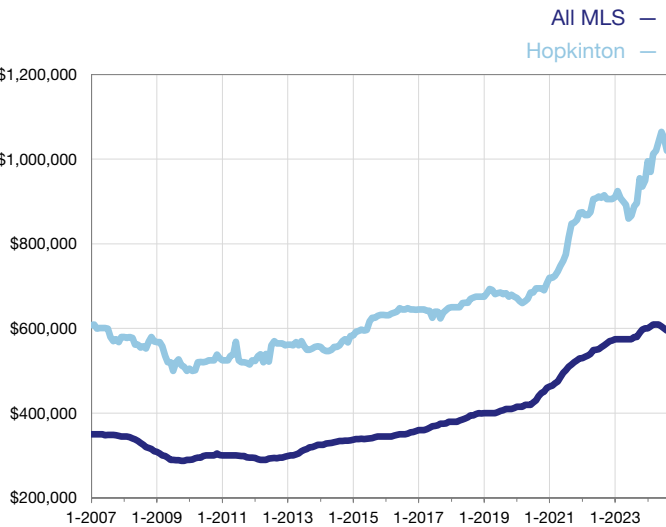
Single-Family Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	17	13	- 23.5%	121	107	- 11.6%
Closed Sales	27	20	- 25.9%	119	117	- 1.7%
Median Sales Price*	\$1,280,000	\$978,500	- 23.6%	\$950,000	\$1,125,000	+ 18.4%
Inventory of Homes for Sale	26	18	- 30.8%	--	--	--
Months Supply of Inventory	2.1	1.3	- 38.1%	--	--	--
Cumulative Days on Market Until Sale	34	27	- 20.6%	47	34	- 27.7%
Percent of Original List Price Received*	101.9%	102.0%	+ 0.1%	101.0%	101.5%	+ 0.5%
New Listings	14	15	+ 7.1%	148	127	- 14.2%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	5	5	0.0%	46	35	- 23.9%
Closed Sales	7	1	- 85.7%	47	32	- 31.9%
Median Sales Price*	\$640,000	\$960,000	+ 50.0%	\$730,000	\$754,500	+ 3.4%
Inventory of Homes for Sale	6	4	- 33.3%	--	--	--
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--
Cumulative Days on Market Until Sale	32	17	- 46.9%	60	30	- 50.0%
Percent of Original List Price Received*	97.9%	109.1%	+ 11.4%	100.2%	104.2%	+ 4.0%
New Listings	6	3	- 50.0%	45	38	- 15.6%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

